



County of Orange

MEMO

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CP99-0081

FILE:

PA98-0101

PA98-0191

DATE: 1-12-00
TO: RECORD/FILE/APPLICANT
FROM: C. M. Shoemaker, Chief, CPSD/Site Planning Section
SUBJECT: Changed Plan CP99-0081 For Project Nos. PA98-0101 and PA98-0191
Sign Program Crystal Cove Retail Center

APPLICANT: Irvine Retail Properties Co. and Martin Potts and Associates

The subject Changed Plan has been reviewed by Bill Melton of the Current Planning Services Division and the determination has been made, as authorized by the Conditions of Approval, that the proposed changes are in substantial compliance with the original approval action by Planning Commission.

The proposed changes are as follows:

1. PA98-0101 -- Revisions to the two monument signs, one on Crystal Cove Drive and the other on Reef Point Drive approved for the Crystal Cove Retail Center. The signs have been changed from an 11 feet by 10 feet monument sign to a 5 feet high 20 feet long landscape wall with letter height not exceeding 8 ½ inches. The signs are externally illuminated.
2. PA98-0191 -- Revision to the monument sign on Pacific Coast Highway at the main entrance approved by the Newport Coast Community Design and Sign Program. The sign has been changed from an 12 feet wide by 12 feet high monument sign to a 6 feet high 40 feet lot landscape wall with a sign area not exceeding 2 ½ feet by 20 feet and letter height not exceeding 16 inches. The signs are externally illuminated.

C. M. Shoemaker

CONDITION:

Prior to the issuance of any grading permits, the applicant shall provide adequate sight distance at all street intersections per Standard Plan 1117, in a manner meeting the approval of the Manager, Subdivision and Grading Services. This includes any necessary revisions to the plan such as removing slopes or other encroachments from the limited use area.

NOTES:

This approval applies to discretionary actions related to the Orange County Zoning Code.

Approval of this changed plan does not include other approvals required to comply with County procedure.